

044.0

0007

0010.B

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

682,700 / 682,700

USE VALUE:

682,700 / 682,700

ASSESSED:

682,700 / 682,700



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
4		CORAL ST, ARLINGTON

## OWNERSHIP

Unit #:

Owner 1: BURNS RICHARD J / LIFE ESTATE	
Owner 2:	
Owner 3:	

Street 1: 4 CORAL STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1: BURNS RICHARD J -

Owner 2: -

Street 1: 4 CORAL STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains 5,250 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1953, having primarily Brick Veneer Exterior and 1454 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 1 Bdrm.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5250		Sq. Ft.	Site		0	80.	1.10	1									462,000						462,000	

## IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		5250.000	220,700		462,000	682,700			31735
							GIS Ref		
							GIS Ref		
							Insp Date		
							11/30/18		

## PREVIOUS ASSESSMENT

Parcel ID								
044.0-0007-0010.B								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	101	FV	220,600	0	5,250.	462,000	682,600	682,600
2019	101	FV	183,000	0	5,250.	490,900	673,900	673,900
2018	101	FV	183,000	0	5,250.	358,100	541,100	541,100
2017	101	FV	183,000	0	5,250.	311,900	494,900	494,900
2016	101	FV	183,000	0	5,250.	265,700	448,700	448,700
2015	101	FV	182,000	0	5,250.	259,900	441,900	441,900
2014	101	FV	182,000	0	5,250.	213,700	395,700	395,700
2013	101	FV	182,000	0	5,250.	203,300	385,300	385,300

## SALES INFORMATION

TAX DISTRICT									PAT ACCT.				
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
BURNS RICHARD J	73895-32	1	12/24/2019	Convenience		99	No	No					
BURNS RICHARD J	63168-242		1/10/2014	Estate/Div		49,000	No	No					
BURNS MARY E/ET	51412-276		7/8/2008	Family		1	No	No					
BURNS MARY E	25265-585		4/3/1995				No	No	F				

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
4/18/2008	367	Re-Roof	6,000			G9	GR FY09		11/30/2018	MEAS&NOTICE	CC	Chris C
									5/14/2015	SQ Returned	MM	Mary M
									1/21/2009	Meas/Inspect	189	PATRIOT
									4/22/2000	Inspected	276	PATRIOT
									3/3/2000	Measured	264	PATRIOT
									11/1/1981		MS	

Sign: VERIFICATION OF VISIT NOT DATA

/ / /

Total AC/HA: 0.12052 Total SF/SM: 5250 Parcel LUC: 101 One Family Prime NB Desc: ARLINGTON Total: 462,000 Spl Credit: Total: 462,000

